

Property For Sale

2755 Laframboise
Boulevard

Saint-Hyacinthe (Québec)

CBRE



The Offering

- + The subject property is a one-story commercial building located on the Southwest side of Laframboise Boulevard and Cartier Street.
- + Positioned on one of the main thoroughfares of Saint-Hyacinthe, just off of routes 137 and 235 and right across from the Honore-Mercier Hospital, gives the subject property great accessibility and visibility.
- + The property is currently zoned 4025M03, which permits a wide range of uses, including financial institutions, retail, services and housing to name a few.



Property Details

Area:

Ground floor: 2,077 sq. ft.

Basement: 2,077 sq. ft.

Total: 4,154 sq. ft.

Lot size: 8,343 sq. ft.

Zoning: 4025 M03 / Commercial

Frontage: 200'

Asking price: \$900,000

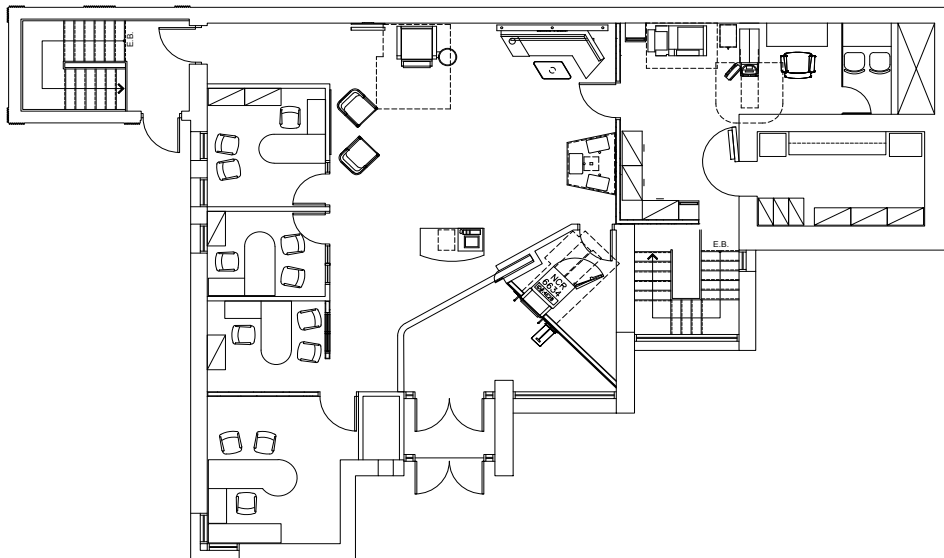


Saint-Hyacinthe, Québec

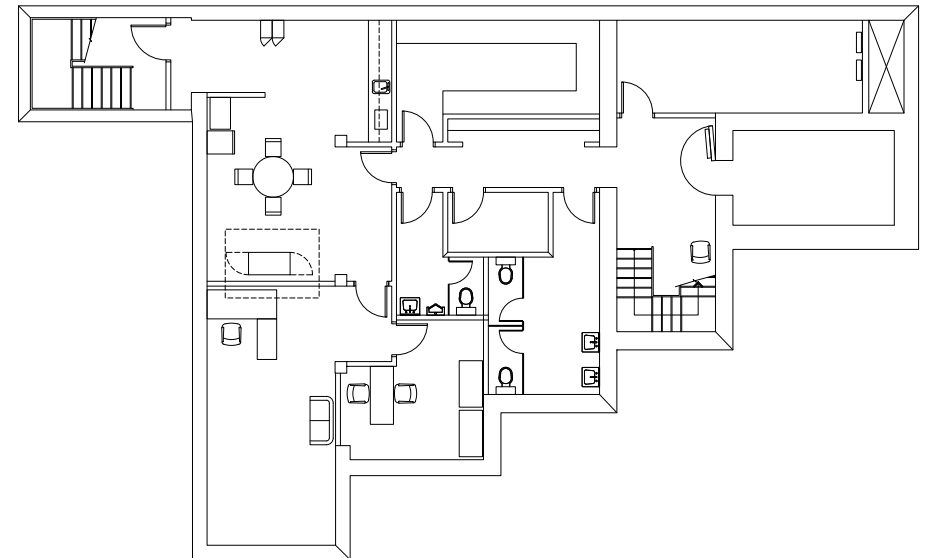
- + Located on the outskirts of the Greater Montréal Area, the city of Saint-Hyacinthe has over 52 000 inhabitants. Known for its agricultural heritage and thriving economy, the city offers a mix of urban amenities and a rural atmosphere.
- + The city benefits from a well-connected transportation network. Saint-Hyacinthe is conveniently located near major highways, facilitating easy access to Montreal which is approximately an hour away. This has further enhanced its appeal to businesses. Many companies see Saint-Hyacinthe as an ideal location to expand or relocate due to its lower operating costs compared to the metropolitan area.



Ground Floor Plan



Basement Floor Plan



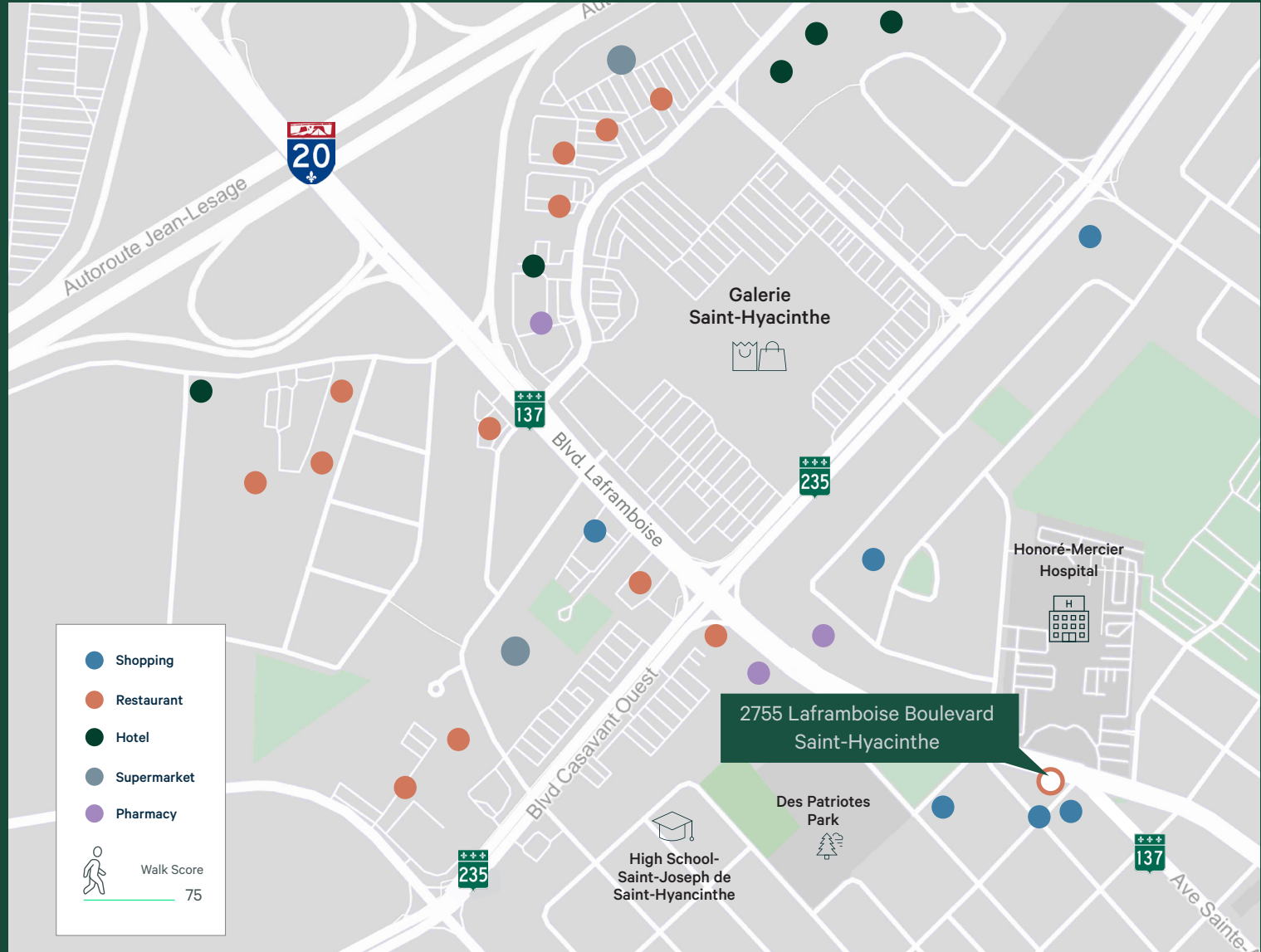
Location

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